

**BOARD BILL NO. 441    INTRODUCED BY: ALDERMAN FREEMAN M. BOSLEY,  
SR.**

1            An ordinance pertaining to the repair of sidewalks in the City of St. Louis, repealing  
2    Ordinances 65309, 61309 and 57555 all having as their subject matter the repairs of sidewalks  
3    and enacting in lieu thereof a new ordinance pertaining to the same subject matter; and  
4    containing an emergency clause.

5    BE IT ORDAINED BY THE CITY OF ST. LOUIS AS FOLLOWS:

6    **SECTION ONE.** Ordinances 65309, 61309 and 57555 are hereby repealed and enacted in lieu  
7    thereof is the following.

8    **SECTION TWO.** Sidewalks-Authority of Street Department to repair.

9            A. The street department is hereby authorized to repair or have repaired residential  
10    sidewalks for dwelling purposes as hereinafter defined and sidewalks abutting commercial  
11    property as hereinafter defined which are in poor condition and need of repair as determined by  
12    the Street Commissioner or the Commissioner's designee and requiring that the property owners  
13    pay one-half of the total repair cost.

14           B. As used in this Ordinance the following definitions shall apply:

15           1. Residential sidewalks for dwelling purposes means a sidewalk abutting a single-family  
16    residence, a two-family residence, a residential four-family, a residential condominium or  
17    townhouse if such uses are on a public street or a private street that is open to the general public.

18           2. Commercial property means a building that is in the "F" Neighborhood Commercial  
19    District and has a valid occupancy permit and business license.

February 24, 2006

Page 1 of 3

Board Bill # 441

Sponsor: Alderman Bosley

1           3. Single family means a building containing one dwelling unit.

2           4. Two-family means a building containing two dwelling units.

3           5. Residential four-family means a building containing four (4) dwelling units, one of  
4 which dwelling unit is occupied by the owner of the structure.

5           6. Residential condominium or townhouse means a building containing more than one  
6 dwelling unit, all of which dwelling units are owned individually and separately.

7           C. Notwithstanding any provision of this ordinance to the contrary, owners of residential  
8 and commercial property shall not be required to pay the repair cost of any portion of an abutting  
9 sidewalk which has been damaged by tress growing in the public easement immediately abutting  
10 to such sidewalk.

11       **SECTION THREE. Notice to property owners.** The Director of Streets shall as authorized by  
12 Section 20.26.010 notify property owners of sidewalks in need of repair. He shall also notify  
13 said property owners that are covered under this ordinance that the City will pay half the cost of  
14 repair if the owner provides matching funds.

15       **SECTION FOUR. Notice of costs to property owners.** Upon completion of work the Street  
16 Department shall notify the property owner in writing of their cost of the work and the property  
17 owner shall have twelve (12) months in which to pay the bill.

18       **SECTION FIVE. Special tax liens.** Any covered property owner who has been notified of a  
19 defective sidewalk and refuses to voluntarily comply with the fifty percent shared cost program  
20 shall have a special tax lien as authorized by Article XXIII of the Charter of the City placed  
21 against their property.

February 24, 2006

Page 2 of 3

Board Bill # 441

Sponsor: Alderman Bosley

1     **SECTION SIX. Nonentitlement to credit or rebate.** Any non-covered property owner may  
2     make repairs as authorized by Section 20.26.050; however, he shall not be entitled to any rebate  
3     as authorized herein.

4     **SECTION SEVEN. Emergency clause.** The passage of this ordinance being deemed  
5     necessary for the preservation of the public peace, health and safety, it is hereby declared to be an  
6     emergency measure and shall become effective immediately upon its passage and approval by the  
7     mayor.